



**MAYOR & COUNCIL
THE BOROUGH OF PEAPACK & GLADSTONE
BOROUGH COUNCIL MEETING MINUTES
APRIL 23, 2019**



The regular meeting of the Mayor and Council of the Borough of Peapack & Gladstone was held on Tuesday, April 23, 2019 at the Municipal Complex, 1 School Street, Peapack, New Jersey and began at 6:32 p.m.

Mayor Skinner called the meeting to order. Borough Clerk Nancy A. Bretzger read the Sunshine Notice "Pursuant to the Open Public Meetings Act, Adequate notice of 2019 Meeting Dates was published in the Courier News and Bernardsville News on December 13, 2018, and posted at the Municipal Complex and the Borough Library. Action may be taken."

Mayor Skinner led the Pledge of Allegiance.

Roll Call indicated the following present: Mayor Skinner, Councilman Caminiti, Council President Corigliano, Councilwoman Dietrich, Councilwoman Murphy, Councilman Smith, Councilman Sweeney

Not present: None

Also present were: Christopher Tietjen, Administrator, Mr. John Bruder, Esq., Borough Attorney and Nancy A. Bretzger, Borough Clerk

EXECUTIVE SESSION

Resolution No. 80-19 – Authorization for Executive Session for Certified Specified Purposes – Contract Negotiations – (a) DPW Teamsters 469 (2) Personnel – Construction Code Official was read. Motion was made by Councilman Caminiti, seconded by Councilwoman Dietrich. Said motion was carried unanimously.

Public Meeting reconvened at 7:05 p.m.

PUBLIC COMMENTS – 5 MINUTES PER PERSON – NON-AGENDA ITEMS

Mayor Skinner asked if any member of the public wish to speak about non-agenda items.

Janel Bonacci – 100 Mendham Rd. – Ms. Bonacci stated that she is waiting for inspections for a patio project and asked about the Borough's Construction Official. Mayor Skinner stated that the Council has a resolution this evening that will allow the hiring of a temporary replacement.

PRESENTATION FROM CARTER VAN DYKE REGARDING LIBERTY PARK IMPROVEMENTS

Councilman Caminiti welcomed everyone and introduced Carter van Dyke for his presentation. He explained that there has been much work done behind the scenes by Council members and Mr. van Dyke's team.

Mr. van Dyke explained that he has two conceptual designs completed at this time based on public input from previous meetings. He explained that during meetings with NJDEP the Borough has been instructed to complete a dam inspection and to delineate the area of the floodway. He showed the floodway line



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which will have some impact on the Scout cabin and the tot lot, but the DEP is willing to work with the Borough.

He recapped public concerns brought up during the first public meeting that included water quality, ecological sustainability, and increasing the size and usability of the park. The discussion included doing away with Park Avenue, which was an option originally presented. He noted that during the second public meeting, input included the use of native plants, increasing the riparian buffer, discouraging geese with plantings, connecting the Scout cabin and tot lot across from the park and increasing the walking paths. He noted that the goal is not to change the park but to renovate it for use over the next 100 years. He reviewed the early session where issues were discussed with three options for each and we prioritized and incorporated these ideas into the planning.

Mr. van Dyke continued by stating the conceptual plan is about restoration. First and foremost is to improve the water quality by installing a well to help flush the pond. Other ways of reducing nutrients in the water include using floating islands and water lilies. Finally, he discussed that Princeton Hydro is recommending cleaning out the nutrients during the spring as another step. The park design includes creating better used spaces in the park, eliminating Park Avenue, and improving accessibility from all the entrances.

He showed a map of the proposed phase 1 of the restoration. He reviewed key features.

He continued with a map of the proposed Phase 2 (options) of the restoration and reviewed key features.

Mr. van Dyke asked the audience if they had any questions.

A resident asked about the material of the paths because of a concern about muddy/wet paths over the years.

A resident asked if the gardens would be replaced and Mr. van Dyke responded that they're not being replaced but they'll be covered over and planted out.

A resident asked what the bridge and the lights would look like. Mr. van Dyke responded that the next phase is the design process and the choice would be made at that time.

A resident asked if there was any consideration for night lighting for ice skating. He responded that the lights are expensive and the choice remains.

A resident asked if there was any consideration for using the water pumped by the well for walking in and for a kids' spray park. He also asked if there would be any adult activities such as bocce. Mr. van Dyke responded that discussions have included making the park appealing to all ages by having different spaces and activities, and there is certainly room for a bocce court. This will be discussed during the design process.

A resident asked about the space still available for large events. Mr. van Dyke stated that the change in usable space has been reduced by less than ten percent and as we go into Phase 2 there will actually be more usable space including paths.



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A resident asked how the Borough will control the critters such as snakes and muskrats that will be drawn to the pond. Mr. van Dyke stated that this is a maintenance issue and someone can check monthly and set traps as needed. The resident also asked if eliminating Park Ave. has been decided on and how the Scout cabin and tot lot would be affected. Mr. van Dyke stated that the fire department could still use where the road was as a fire access but the tot lot would be expanded and could be used for more ages and the Scout cabin usage will be improved.

Councilman Smith stated that the current mission is Phase 1, fixing the park and the water quality, but Council has looked ahead and asked Mr. van Dyke for ideas on utilizing under-used areas including Park Ave. and possibly connecting Peapack and Gladstone downtowns. These would be part of the decision on options as eliminating the road has not been decided on. Councilman Caminiti added that there is a public safety component to this because cars speed on Park Avenue. Councilman Smith continued that the Scout cabin is going to be used as a three season room and work is being done on it now.

A resident asked about the trees around the Scout cabin because many of them were planted by Scouts. Councilman Smith noted that it is the arborvitae that are against the cabin that will be removed to improve air flow and reduce dampness in the cabin. Councilman Smith explained that the County arborist came down and he reviewed all of the trees and the specimen trees, the Linden trees and others will stay based on his recommendation.

A resident asked about the memorial stones and they are staying where they are.

A resident made the observation that since people are used to walking straight to the pond they will continue to do so and will walk a path. He also stated that there are some oaks around the redwoods and he hopes that they take out very few trees. He was told that the dead ash trees need to be removed. He also observed that Park Ave. is used as an emergency street for detours. Mr. van Dyke responded that the design hopefully will discourage people from creating their own path.

A resident asked about the timing. Mr. van Dyke responded that some of the work has been started by Princeton Hydro. He stated that they have drawn up a very detailed budget. The goal is to get something done this year. Councilman Smith stated that there will be a public meeting on Thursday at 7:00 p.m. where the Council will reconvene to put together a final product. Mr. van Dyke spoke about one delay which was meeting with the DEP to discuss the project and permits. The requirement for a dam study came out of that.

A resident asked if the budget has been prepared for Phases 1 and 2. Councilman Caminiti explained that the core of Thursday night's meeting is to solidify the budget.

A resident asked about the lighting. Mr. van Dyke responded that the goal is to have uniform lighting that is suitable but not overly bright.

A resident asked if the Council will approve Phase 2 at this time because if it's handled later then a whole re-education process will need to take place. Councilman Caminiti noted that the two phases are complementary and need to be decided on together even if the money isn't all there so that the concept can be protected. He stated that Council is trying very hard not to burden the taxpayers. He continued



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that the park is the heart of the town. Council President Corigliano added that the Borough has the means to do up to \$1 million work without incurring debt and they will do their best to make this work.

A resident asked if Mr. van Dyke has been able to give guidance on the maintenance cost for the pond. Mr. van Dyke reviewed costs that include the electricity for the well and lights and maintenance on plants and the riparian buffer. He noted that the project will require effort.

A resident asked about the Borough Hall and its integration with the pond. Mr. van Dyke responded that this could be a Phase 3 item since it didn't get much prioritization during public comment but he sees it as important.

A resident asked if maintenance will be done by the Borough's DPW or an outside service. Mr. van Dyke said that his company and Princeton Hydro will provide a maintenance plan but he asked everyone to think about what part they could play in sustainability.

A resident asked about the use of the Scout cabin. She noted that Harry Dunham park has a building that gets out-of-towners and probably too much use. Councilman Caminiti explained that they want better usage for the cabin and as soon as it's available they'll make an announcement.

A resident asked about the amount of money that is proposed to be used from the open space fund. Council President Corigliano explained the mechanism for funding that wouldn't require borrowing.

Michael Seboria stated that he is the Open Space Chairperson and the committee is questioning why the \$450,000 is coming from their fund. He stated that they have other projects that will use a large percentage of what's in the Open Space trust fund and he does not feel the monies should be coming from it. He stated that there have been no discussions with the Open Space committee about these expenditures. He also asked if this is a one and done meeting on Thursday because he feels that there should be more public input about how much they actually want to spend. Mr. Seboria then departed the room.

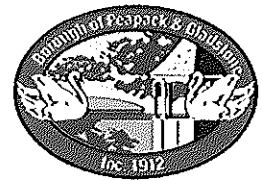
Mayor Skinner responded that he doesn't think that Thursday's meeting will be the only one but he urges everyone to come. Councilman Sweeney made comments. He stated that based on the earlier comment about the approval of Phases one and two, the current Council can't bind subsequent Councils to follow through with Phase two because they'll have to fund it. He also commented that Council President Corigliano has proposed the money from Open Space and from the Fund Balance but these have not been voted on by the entire Council and he also urged people to stay engaged. Council President Corigliano concurred with what Councilman Sweeney stated and noted that this is not budgeted yet. The Borough did budget \$150,000 from the fund balance to get the project started but the final number still needs to be decided on. Councilman Smith commented that he believes that the Council has been exceptionally transparent with the public by holding multiple meetings.

MINUTES

Mayor Skinner asked if there was a motion and second to accept the Regular Meeting minutes of April 9, 2019. Councilman Caminiti motioned to accept the minutes, seconded by Council President Corigliano. Said motion was passed unanimously.



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OLD BUSINESS

Mr. Tietjen explained that the vendor came out this past Sunday and was unable to remove the female swan from the nest and therefore was unable to addle the eggs. He has reached out to Michele Santoro regarding the egg addling. There was discussion as to how to handle the egg addling. Councilwoman Murphy suggested spaying the female rather than dealing with eggs annually.

Councilman Smith stated that he passed out a letter to everyone from Princeton Hydro regarding the phosphorus problem in the pond. He noted that the water quality issue needs to be acted on quickly and this can be brought up at the meeting on Thursday.

NEW BUSINESS

Councilman Caminiti stated that he and Councilwoman Dietrich want to resurrect two ordinances, one regarding tree removal and the other steep slope. There was discussion regarding tree removal by the governing body.

Councilwoman Dietrich stated that the Scout cabin is celebrating its 85th birthday and the Historic Preservation Commission would like to host an event on Community Day to celebrate.

Councilwoman Murphy noted that the Environmental Commission has \$1,000 grant money that was for plantings for the lime kiln but the Borough doesn't own the property yet. She asked if they could plant instead at an existing bed in the fenced off area at the old County DPW site. Other sites discussed were the parking lot on Willow Ave. and Main Street flower bed. She thinks that the money is encumbered and the vendor is Plant Detectives and Mr. Tietjen will look into this.

Councilman Sweeney stated that he got a report from Officer Ferrante regarding the distracted driving grant and as a result of the additional hours they recorded the following: 231 motor vehicle stops, 145 summonses for cell phone use, four suspended drivers, one drugs in motor vehicle, two outstanding warrants, and one marijuana in motor vehicle. He added a second item of note, that Adam Caruso is going to the County for six months starting July 1 and so the police department will be short-handed. Mayor Skinner stated that the Borough has to provide someone for rotation every three years to the County.

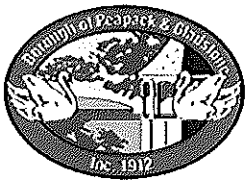
MISCELLANEOUS DISCUSSION/APPROVALS

Council President Corigliano asked that the Council try to hold to a 12:30 p.m. Friday lock on the agenda.

Councilman Caminiti stated that he attended a Somerset County meeting on marijuana.

ORDINANCES

Mayor Skinner introduced **Ordinance 1072-2019** – An Ordinance of the Borough of Peapack & Gladstone Prohibiting Smoking in Borough Parks, Open Spaces and Recreational Areas. Councilman Caminiti moved to pass the Ordinance at first reading, seconded by Councilwoman Dietrich. Said motion was carried unanimously. Mayor Skinner stated that Ordinance 1072-2019 is introduced and shall be published in



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summary in the Bernardsville News and the Public Hearing for said Ordinance shall be held on May 14, 2019 at 7:30 p.m. or shortly thereafter.

Mayor Skinner introduced **Ordinance 1073-2019** – An Ordinance Amending Ordinance #1046-2017 to Appropriate Additional Monies Held by the Borough of Peapack & Gladstone for Improvements to Liberty Park. Councilman Caminiti moved to pass the Ordinance at first reading, seconded by Councilwoman Murphy.

Councilman Sweeney stated that he would like to have Council consider tabling this because there will be a meeting this Thursday to discuss the budget for this project and he would rather vote on this after that. Council President Corigliano said that Council has already voted for this money in the 2019 budget but he would be happy to wait until after the upcoming meeting for the sake of transparency. He did not know that the CFO was drawing this up. Said motion was carried unanimously. Councilman Smith stated that he has a problem with the delay because he thinks it's urgent to address the floating mat algae. Council President Corigliano stated that funds would not have to be from this capital fund.

Councilman Sweeney moved to table the Ordinance, seconded by Councilwoman Murphy. Said motion was carried unanimously.

RESOLUTIONS

Mayor Skinner asked if **Resolutions 82-19, 83-19, 84-19, 85-19 and 87-19** could be considered as a consent agenda. Motion to approve these was made by Councilman Sweeney, seconded by Councilwoman Dietrich. Said motion was passed unanimously.

Resolution No. 81-19 Resolution Authorizing Retirement Agreement with Mary Robinson, Chief Financial Officer/Tax Collector was read. Motioned by Councilman Sweeney, seconded by Councilwoman Dietrich. Councilman Caminiti and Councilman Sweeney had small changes that needed to be made to contract. Said motion was passed unanimously.

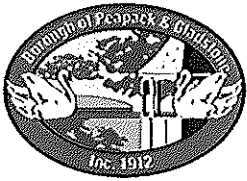
Resolution No. 82-19 A Resolution to Appoint Temporary Chief Financial Officer/Tax Collector was read.

Resolution No. 83-19 Resolution Setting Forth Summer Hours for Borough Employees for 2019 was read.

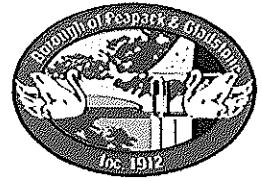
Resolution No. 84-19 Resolution for Adjustment to Sewer Charges on Block 2.02, Lot 1, Account #144-0 was read.

Resolution No. 85-19 Resolution Accepting a Resignation Letter from Anthony Duarte, DPW Laborer was read.

Resolution No. 87-19 Appointing Kenneth Rogers as Temporary Construction Official and Building Subcode Official for the Borough of Peapack & Gladstone was read.



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Resolution No. 88-19 A Resolution to Declare May 12-18, 2019, as Police Week in the Borough of Peapack & Gladstone was read. Motioned by Council President Corigliano, seconded by Councilman Caminiti. Said motion was passed unanimously.

BILLS LIST

Resolution No. 86-19 Approval of Bills as signed and listed on the Bill Payment List in the amount of \$1,001,741.07. Motion to approve was made by Councilman Caminiti, seconded by Councilwoman Dietrich. Said motion was passed unanimously.

COUNCIL REPORTS

Finance – Council President Corigliano stated that he has nothing to report at this time.

Sanitation & Sewer – Councilwoman Murphy stated that she has nothing to report at this time.

Borough Property – Councilman Caminiti asked about the roof repairs. There has been no response from the contractor. He stated that they are making good progress with Matheny regarding the traffic counter.

Fire – Councilman Smith stated that fire engine 51-3, the hose pumper, is in the shop for rust repair and the accident repair.

Police – Councilman Sweeney stated that he has nothing to report at this time.

Roads & Transportation – Councilwoman Dietrich asked Mr. Tietjen about updates. He said that the notice of award was issued to the contractor regarding the Mosle Road improvement. She stated that they secured the grant for Highland. There is also a safety concern for the upcoming season regarding speeding with more residents outside. Councilwoman Murphy has heard from residents since the recent accident with lines getting pulled down by trucks about safety and trucks. Councilwoman Dietrich noted that these are utility wires. Mayor Skinner stated that in Bedminster about two weeks ago on a Saturday morning a tree fell on utility wires and blocked the road completely. He has since contacted two Verizon representatives in order to open discussions on clearing utility wires from downed trees.

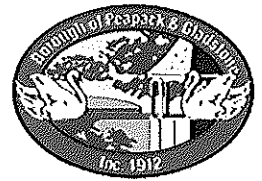
Council President Corigliano asked about the pavers on Willow Ave. which were going to be replaced and haven't been. The Administrator was unaware of this and would look into it.

Zoning & Construction – Mayor Skinner stated that he has nothing to report at this time.

Legal – Mr. Bruder stated that the Historical Society of Somerset Hills is interested in turning over the lime kiln to the Borough. He said that it is now an issue for the Council on how to proceed. The Borough would need a title search but otherwise documentation is in order. Councilwoman Dietrich stated that if the Borough owns the property, it can pursue other grant opportunities. Council gave consent to pursue this.



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Administrator's Report – Mr. Tietjen stated that the Timetrak system should be in place by May 1st. He will have a draft personnel policy drawn up for review.

Mayor's Report – Mayor Skinner stated that this Saturday the 27th is Operation Take Back and the First Aid Squad's annual garage sale. On April 13, there was a successful stream cleaning. He continued that Police, Fire, and EMS will hold an active shooter drill at Finpro on May 5th and they need role players.

PUBLIC COMMENTS – 3 MINUTES PER PERSON – AGENDA ITEMS ONLY

No one came forward

CONTINUED EXECUTIVE SESSION

No executive session.

There being no other matters to be addressed by the Governing Body at this time, a motion was made by Councilman Sweeney, seconded by Councilwoman Dietrich, that this meeting be adjourned at 8:59 p.m. This motion was carried unanimously.

Respectfully Submitted,

Nancy A. Bretzger, Borough Clerk